

**COUNTY OF SAN LUIS OBISPO BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Planning and Building	(2) MEETING DATE 6/19/2012	(3) CONTACT/PHONE Terry Wahler, Senior Planner / (805) 781-5621	
(4) SUBJECT Submittal of a resolution approving a new land conservation contract for Catapult Vineyard, L.P.; pursuant to the California Land Conservation Act of 1965.			
(5) RECOMMENDED ACTION Adopt and instruct the chairperson to sign the resolution approving a land conservation contract.			
(6) FUNDING SOURCE(S) Current Budget	(7) CURRENT YEAR FINANCIAL IMPACT \$0.00	(8) ANNUAL FINANCIAL IMPACT \$0.00	(9) BUDGETED? Yes
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation (Time Est. _____) <input type="checkbox"/> Hearing (Time Est. _____) <input type="checkbox"/> Board Business			
(11) EXECUTED DOCUMENTS <input checked="" type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A		(12) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(13) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(14) W-9 <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes	
(15) LOCATION MAP Attached	(16) BUSINESS IMPACT STATEMENT? No	(17) AGENDA ITEM HISTORY <input checked="" type="checkbox"/> N/A Date _____	
(18) ADMINISTRATIVE OFFICE REVIEW Reviewed by Leslie Brown			
(19) SUPERVISOR DISTRICT(S) District 1			

County of San Luis Obispo



TO: Board of Supervisors

FROM: Planning and Building / Terry Wahler, Senior Planner

VIA: John Nall, Principal Environmental Specialist

DATE: 6/19/2012

SUBJECT: Submittal of a resolution approving a new land conservation contract for Catapult Vineyard, L.P.; pursuant to the California Land Conservation Act of 1965.

RECOMMENDATION

Adopt and instruct the chairperson to sign the resolution approving a land conservation contract.

DISCUSSION

The following is a brief description of the applicant's request for a new land conservation contract.

FILE NUMBER AGP2010-00014 – Proposal by Catapult Vineyard to rescind an existing contract and enter into a new contract to decrease the minimum parcel size for conveyance of parcels from 320 acres to 160 acres. The property is located in the Agriculture land use category between Peachy Canyon Road and Kiler Canyon Road (2555 Peachy Canyon Road) approximately 5 miles west of the City of Paso Robles, in the Adelaida Planning Area. Assessor Parcel Nos.: 026-293-029, 030, 031 & 026-342-006, 007 & portions of 008 & 020; Supervisorial District No.1

The request is for a new standard form land conservation contract within a recently amended agricultural preserve. The signed standard form contract has been attached for reference.

OTHER AGENCY INVOLVEMENT/IMPACT

The agricultural preserve associated with this contract was amended by your Board in the fall of 2011 and was reviewed by both the Agricultural Preserve Review Committee and the Planning Commission earlier this year and recommended for approval. The Agricultural Preserve Review Committee includes representatives from the Agricultural Liaison Committee, the Assessor's Office, the Agriculture Department, the Department of Planning and Building and the Farm Advisor's office. County Counsel reviewed and approved the resolution and contract as to form and legal effect.

FINANCIAL CONSIDERATIONS

Approval of land conservation contracts usually results in a significant reduction in county tax revenues received from the affected properties. Revenue losses have been in past years only partly compensated by state subventions but no subventions have been received since 2008/2009. However, the overall tax impacts should be considered on a program-wide basis rather than on an individual application basis.

The Assessor's Office evaluated the property with respect to potential property tax reduction. Since the new contract is simply replacing an existing contract and does not involve any change in the number of acres under contract, the Assessor's staff concluded that there would be no change in assessment values for the property being considered today.

RESULTS

The approval and recording of the land conservation contract will keep the subject property in agricultural and compatible uses for an initial term of 20 years and upon reaching ten years, maintain a ten year term thereafter.

ATTACHMENTS

1. Attachment A - Resolution
2. Attachment B - Land Conservation Contract & Exhibit with Vicinity Map